

The background of the slide features a sepia-toned photograph of a classical building facade. A large, ornate oval seal is prominently displayed in the center-right, containing the text "TOWN OF ARLINGTON" and a central emblem. The architecture includes classical columns and decorative arches.

Arlington Master Plan

YOUR TOWN, YOUR FUTURE

November 7, 2013

A decorative horizontal bar at the bottom of the slide, consisting of a solid orange section on the left and a solid blue section on the right.

Agenda

Introductions

Planning Process

- Roles & Responsibilities
- Status
- Timeline

Existing Conditions (Baseline) Report

Next Steps

Discussion Groups



Adjourn: 9:00!

Roles & Responsibilities

Arlington Redevelopment Board

Master Plan Advisory Committee
(MPAC)

Dept. of Planning & Community
Development

Master Plan Consulting Team

- RKG Associates, Inc.
- Howard/Stein-Hudson, Inc.
- Ezra Glenn, AICP
- David Gamble, AIA, AICP
- Community Opportunities Group, Inc.



PROCESS & TIMELINE

Where are we today, and where are we going?

ARLINGTON COMMUNITY CONVERSATION





WE ARE HERE

Information
Gathering
Existing Conditions
Assessment



Issues
Identification
Analysis
Options &
Tradeoffs



Master Plan
Proposals &
Recommendations



EST. APRIL 2015

Plan Adoption

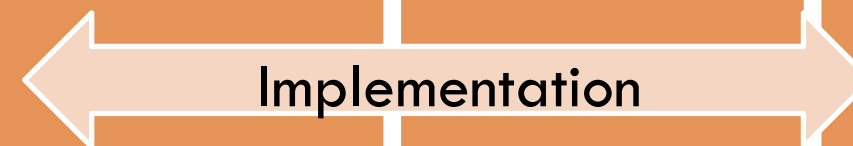


Evaluation



2025

Update





January – June 2014



Issues
Identification

Analysis

Options &
Tradeoffs



Land Use

Public Facilities

Housing & Economic Development

Circulation & Transportation

Historic & Cultural Resources

Natural Resources

Open Space & Recreation



DRAFT BASELINE REPORT

Existing Conditions Assessment

Demographics

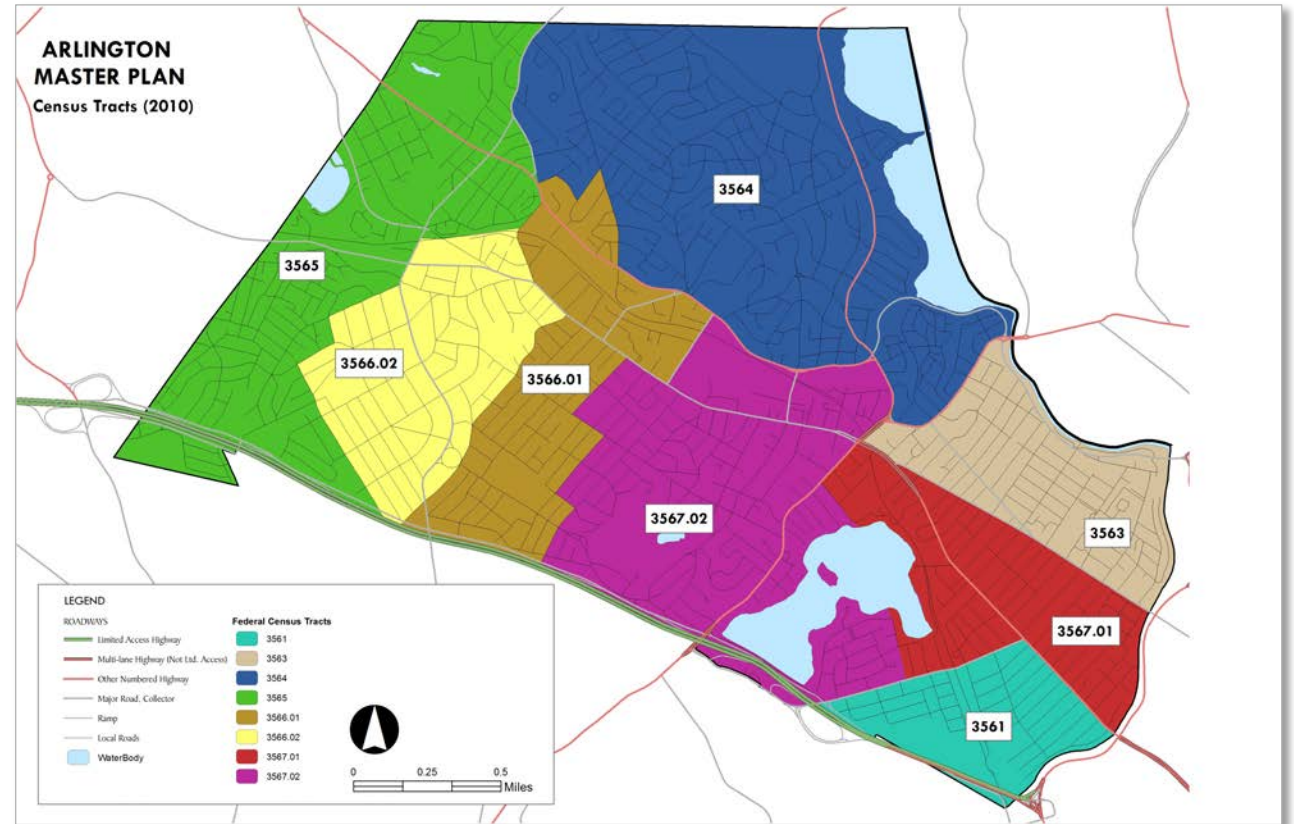
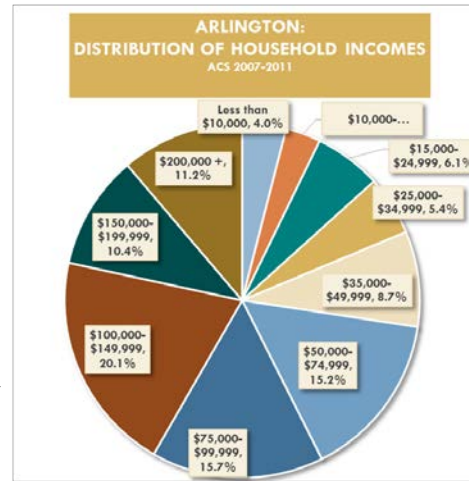
Population

Age

Mobility

Households &
Families

Income



THE DRAFT BASELINE REPORT

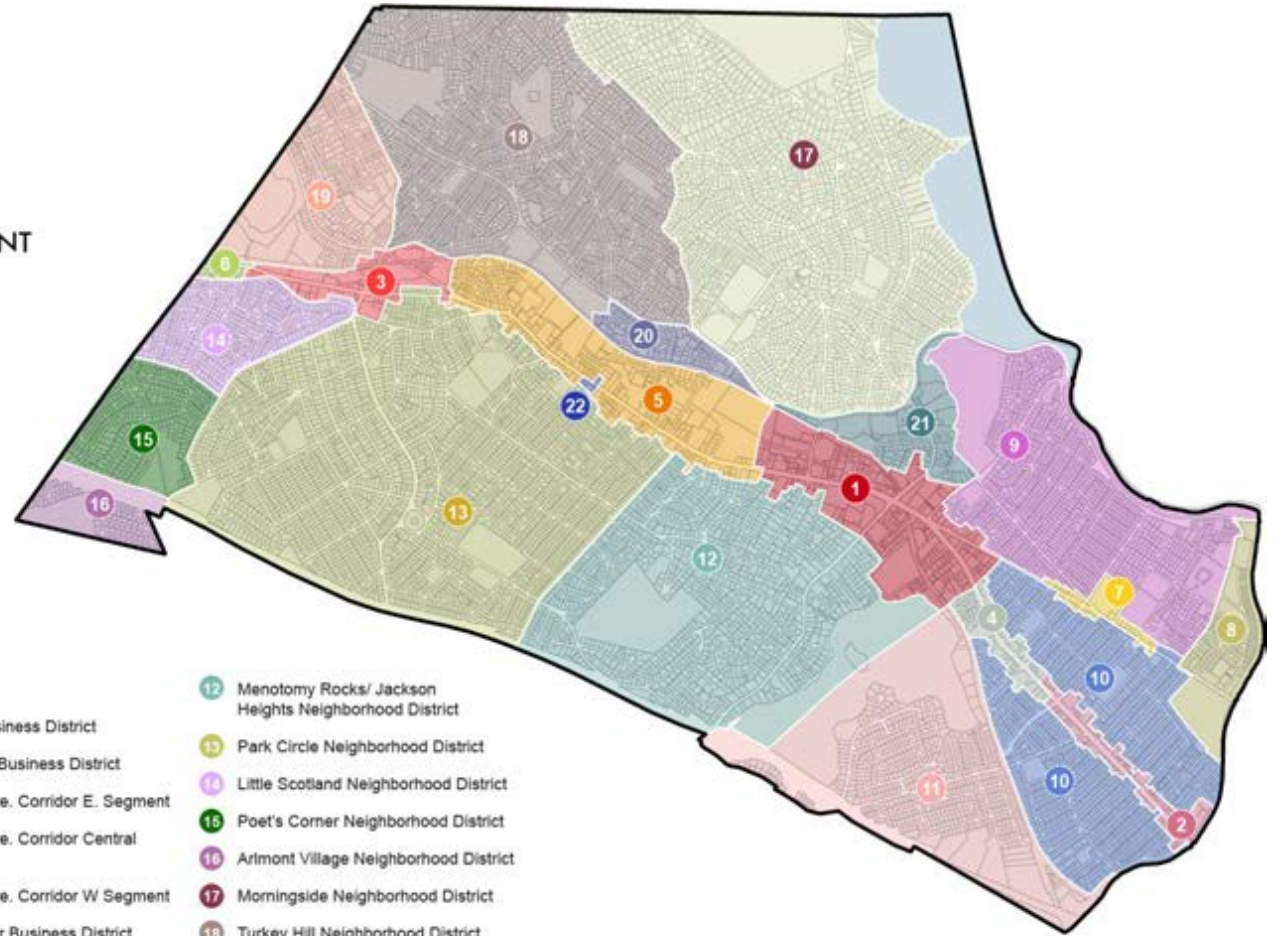
Land Use

Land use management districts: areas bound by physical features, common development patterns, public facilities, and existing regulations that reflect the Town's general vision as they stand today. They are not the same as **zoning districts**.

LAND USE MANAGEMENT DISTRICTS

Legend

- | | |
|---|--|
| 1 Arlington Center | 12 Menotomy Rocks/ Jackson Heights Neighborhood District |
| 2 East Arlington Business District | 13 Park Circle Neighborhood District |
| 3 Arlington Heights Business District | 14 Little Scotland Neighborhood District |
| 4 Massachusetts Ave. Corridor E. Segment | 15 Poet's Corner Neighborhood District |
| 5 Massachusetts Ave. Corridor Central Segment | 16 Arlmont Village Neighborhood District |
| 6 Massachusetts Ave. Corridor W Segment | 17 Morningside Neighborhood District |
| 7 Broadway Corridor Business District | 18 Turkey Hill Neighborhood District |
| 8 Sunnyside Neighborhood District | 19 Crescent Hill Neighborhood District |
| 9 College Streets Neighborhood District | 20 Brattle Street and Summer Street District |
| 10 Capital Square Neighborhood District | 21 Russel Street and Mystic Street District |
| 11 Kelwyn Manor Neighborhood District | 22 Brattle Square |
- Arlington Boundary
— Parcel Boundary

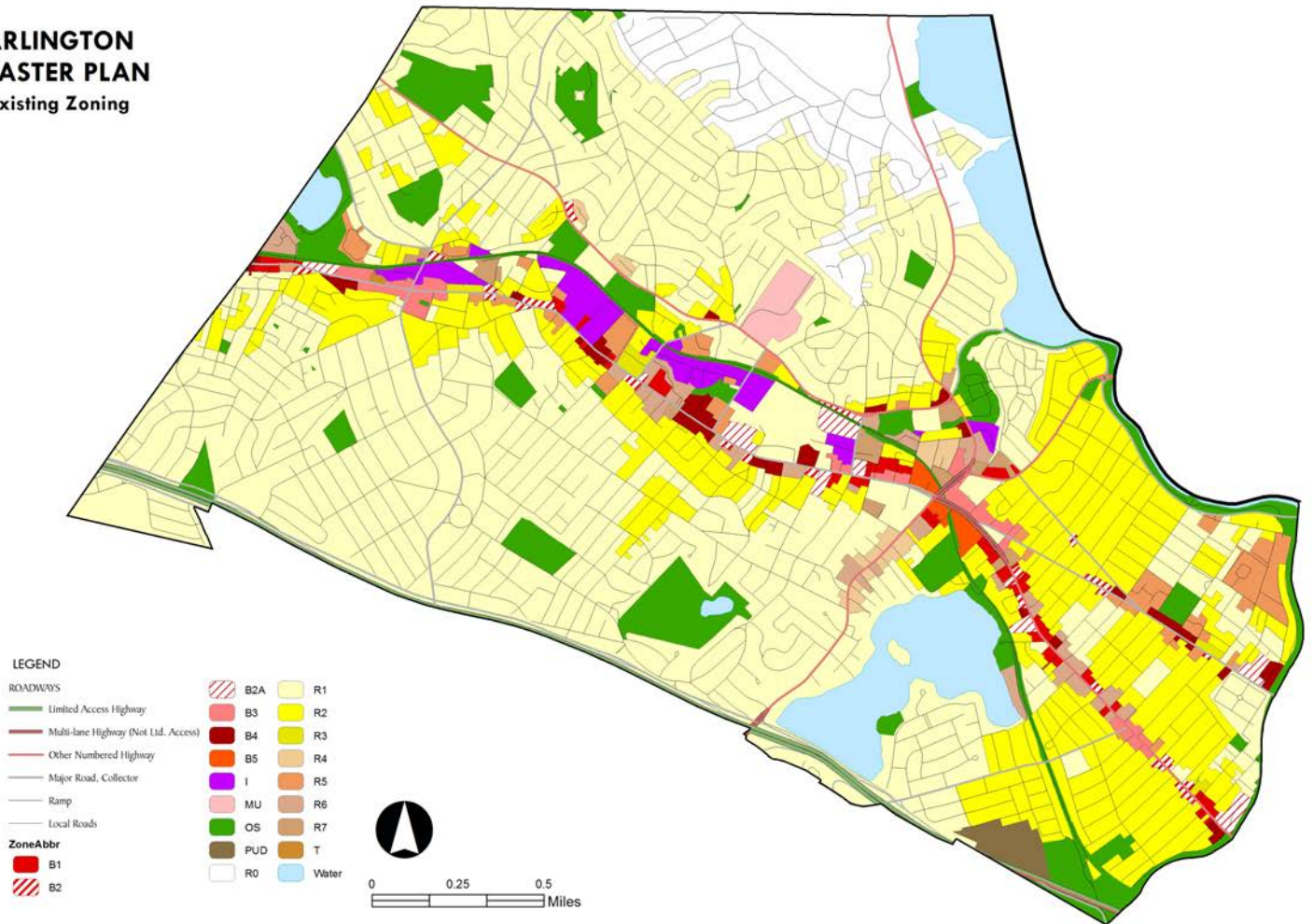


THE DRAFT BASELINE REPORT

Land Use

Arlington's Zoning Map
(19 districts)

ARLINGTON MASTER PLAN Existing Zoning



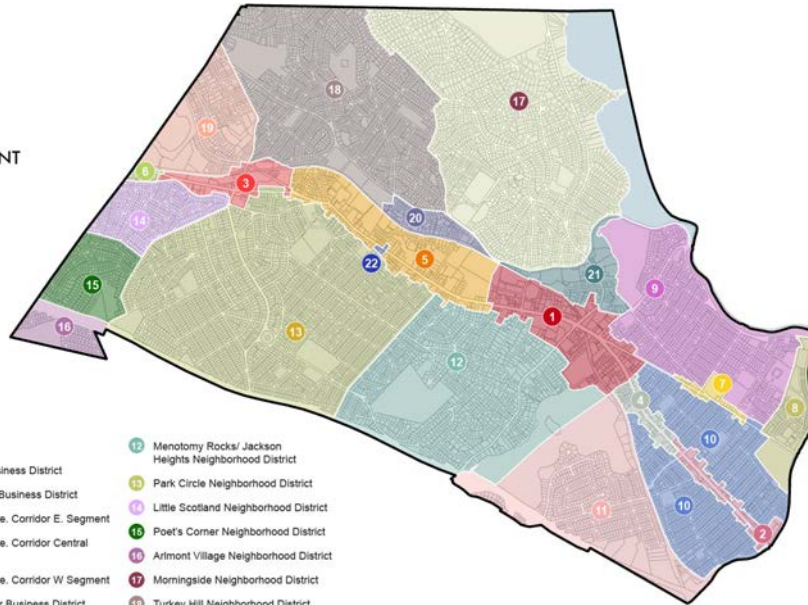
THE DRAFT BASELINE REPORT

Planning Areas

LAND USE MANAGEMENT DISTRICTS

Legend

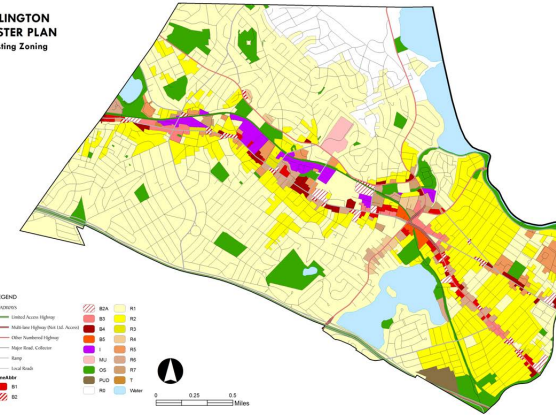
- | | | |
|---|--|---|
| 1 Arlington Center | 12 Menotomy Rocks/ Jackson Heights Neighborhood District |  Arlington Boundary
 Parcel Boundary |
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ARLINGTON MASTER PLAN Existing Zoning

LEGEND

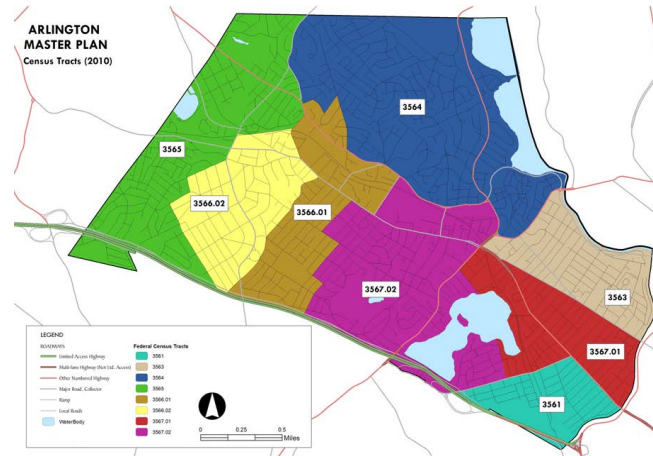
- | | | |
|---|---|---|
|  Major Road
 Minor Road
 Water
 Boundary |  B1
 B2
 B3
 B4
 B5
 B6
 B7
 B8
 B9
 B10
 B11
 B12
 B13
 B14
 B15
 B16
 B17
 B18
 B19
 B20
 B21
 B22
 B23
 B24
 B25
 B26
 B27
 B28
 B29
 B30
 B31
 B32
 B33
 B34
 B35 |  |
|---|---|---|



ARLINGTON MASTER PLAN Census Tracts (2010)

LEGEND

- | | | |
|---|--|---|
|  Major Road
 Minor Road
 Water
 Boundary |  3561
 3562
 3563
 3564
 3565
 3566.01
 3566.02
 3567.01
 3567.02
 3567.03
 3567.04
 3567.05
 3567.06 |  |
|---|--|---|



Land Use

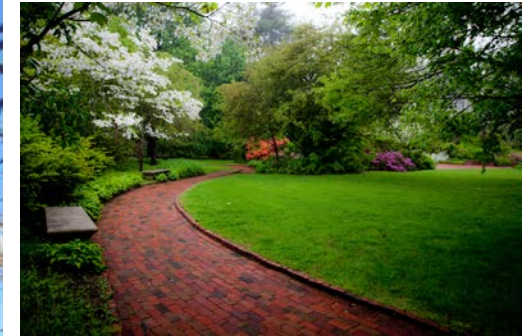
Land Use Patterns

Zoning

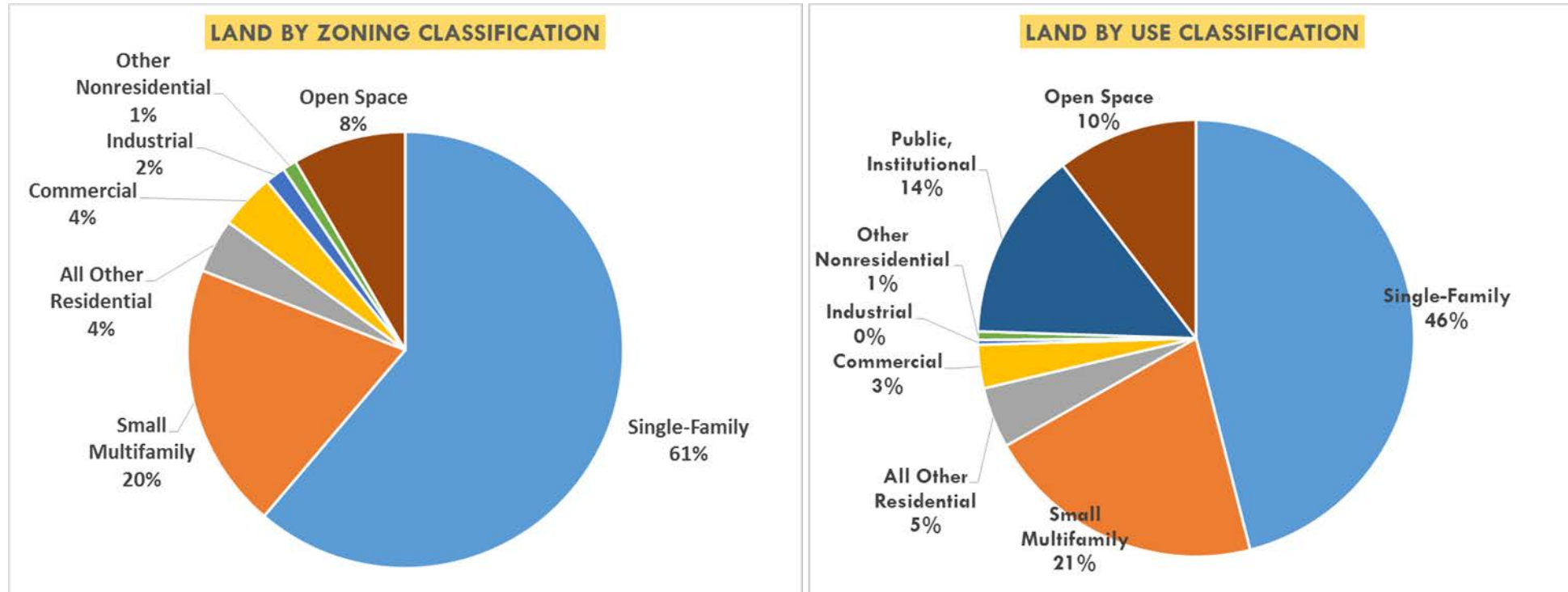
Mass. Avenue

Commercial Areas

Redevelopment
Opportunities



Land Use



Public Facilities

Form of Government

Municipal Buildings

- Public Safety
- Public Works
- Library

School Buildings

Cemeteries



Energy

Building Maintenance



Cost of Community Services

Housing



Housing Inventory

Housing Age and Density

Development Trends

Housing Sale Prices and Rents

Housing Cost Burden

Change in Median Value of Owner-Occupied Units 2000-2011

	2000	2011	% Change
ARLINGTON	\$283,800	\$496,000	42.8%
Belmont	\$450,000	\$632,400	28.8%
Cambridge	\$398,500	\$546,900	27.1%
Lexington	\$417,400	\$687,100	39.3%
Medford	\$226,800	\$392,600	42.2%
Somerville	\$214,100	\$447,000	52.1%
Winchester	\$421,800	\$690,600	38.9%
Middlesex Cty	\$247,900	\$410,100	39.6%
Massachusetts	\$185,700	\$343,500	45.9%

Source: ACS 2007-2011, B20575. US Census 2000, H076.

Economic Development

Labor Force

- Occupations
- Industries
- Earnings

Employment Base

Business Districts

Tax Base



THE DRAFT BASELINE REPORT

Circulation & Transportation

Road Network

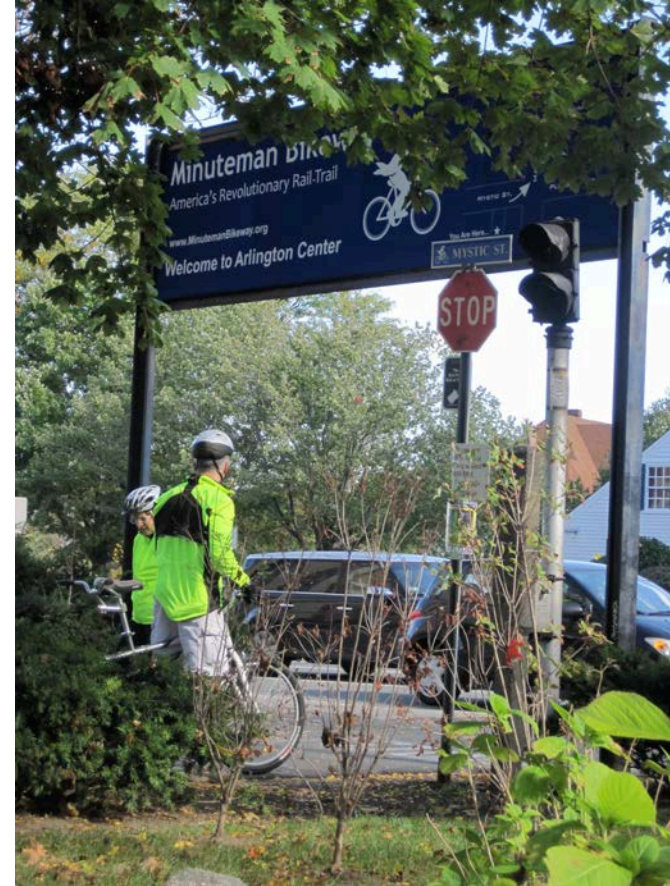
Traffic Patterns

Public Transportation

Bicycle & Pedestrian Accommodation

Parking

Safety



Historic & Cultural Resources

Historic Buildings

- Municipal
- Other

Landscapes

Other Resources

Arts & Cultural Facilities

- Events
- Cultural Attractions



THE DRAFT BASELINE REPORT

Natural Resources

Watersheds

Topography

Floodplains

Water Resources and Water Quality

Invasives

Environmental Hazards



Open Space & Recreation

Public Land

- Conservation Land
- Great Meadows
- Recreation Facilities
- Community Gardens

State Land

Private Land

Stewardship



Next Steps



January–June 2014

- MPAC meetings
- Master Plan working papers
- Review process

October–December 2014

- Draft Master Plan
- Review process
- ARB Public Hearing

2015

- Town Meeting